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P.A.

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**Dated: August 09, 2010**

A handwritten signature in black ink, appearing to read "George B. Nielsen, Jr.", is written over a horizontal line.

**GEORGE B. NIELSEN, JR**  
**U.S. Bankruptcy Judge**

Mark S. Bosco  
State Bar No. 010167  
Leonard J. McDonald  
State Bar No. 014228  
Attorneys for Movant

10-17739

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE DISTRICT OF ARIZONA**

IN RE:

Scott Louis Brostrom  
Debtor.

JP Morgan Chase Bank, N.A., successor in interest  
from the Federal Deposit Insurance Corporation, as  
receiver for Washington Mutual Bank

Movant,

vs.

Scott Louis Brostrom, Debtor, S. William Manera,  
Trustee.

Respondents.

No. 2:10-BK-19124-GBN

Chapter 7

ORDER

(Related to Docket #10)

Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any, and no objection having been received, and good cause appearing therefore,

IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real  
2 property which is the subject of a Deed of Trust dated March 2, 2005 and recorded in the office of the  
3 Maricopa County Recorder wherein JP Morgan Chase Bank, N.A., successor in interest from the Federal  
4 Deposit Insurance Corporation, as receiver for Washington Mutual Bank is the current beneficiary and  
5 Scott Louis Brostrom has an interest in, further described as:

6 The East 155 feet of the West 350 feet of the North half of the Northwest quarter of the  
7 Northwest quarter of the Southeast quarter of Section 4, Township 5 North, Range 3 East, of the  
8 Gila and Salt River Base and Meridian, Maricopa County, Arizona.

9 EXCEPT the North 40 feet thereof; and EXCEPT all coal and other minerals as reserved in Patent  
10 of United States of America.

11 IT IS FURTHER ORDERED that Movant may contact the Debtor by telephone or written  
12 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance  
13 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement  
14 with Debtor. However, Movant may not enforce, or threaten to enforce, any personal liability against  
15 Debtor if Debtor's personal liability is discharged in this bankruptcy case.

16 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter  
17 to which the Debtor may convert.  
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